

# HUNTERS<sup>®</sup>

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## Chaucer Close

Stourbridge, DY8 4PL

£325,000



Council Tax: D





# 6 Chaucer Close

Stourbridge, DY8 4PL

£325,000



## The Front of The Property

There is a block paved driveway, gated side access, up and over door to garage storage and a double glazed door to entrance hall.

## Entrance Hall

With a double glazed door leading from the front of the property, doors to various rooms,, stairs to first floor landing, and a central heating radiator.

## Lounge

15'8" x 11'5" (4.8m x 3.5m)

With a door leading from the entrance hall, electric feature fireplace, double doors to dining room double glazed window to front and a central heating radiator.

## Dining Room

11'5" x 9'2" (3.5m x 2.8m)

With double doors leading from the lounge, door to kitchen, patio doors to garden and a central heating radiator.

## Kitchen

14'9" x 7'10" (4.5m x 2.4m )

With a door leading from the dining room, a range of wall and base units, one and a half stainless steel sink drainer, tiled splashback, integrated dishwasher, large five burner gas hob with oven and stainless steel cooker hood above, plumbing for washing machine, space for fridge/freezer, door to conservatory, double glazed window to rear and a central heating radiator.

## Downstairs Cloakroom

With a door leading from the entrance hall, W/C, hand wash basin into vanity unit, tiled splashback, double glazed window to side and a central heating radiator.

## Conservatory

13'5" x 10'5" (4.1m x 3.2m )

With a door leading from the kitchen, double glazed doors to side outside access/garden, door to cinema room, double glazed window to rear/side and a central heating radiator.

## Cinema Room

15'1" x 7'2" (4.6m x 2.2m )

With a door leading from the conservatory, built in seating and air conditioning.

## Landing

With stairs leading from the entrance hall, doors to various rooms, airing cupboard, loft access, and a double glazed window to side.

## Bedroom Four

8'6" x 8'10" (2.6m x 2.7m )

With a door leading from the landing, double glazed window to rear and a central heating radiator.

## Bedroom Three

10'2" x 8'10" (3.1m x 2.7m)

With a door leading from the landing, built in bed frame/storage, double glazed window to front and a central heating radiator.

## Bedroom Two

13'9" x 8'6" (4.2m x 2.6m )

With a door leading from the landing, built in wardrobes, double glazed window to front and a central hearing radiator.

## Bedroom One

14'1" x 8'6" (4.3m x 2.6m)

With a door leading from the landing, built in

wardrobes, double glazed window to rear and a central heating radiator.

### Family Bathroom

7'2" x 5'10" (2.2m x 1.8m )

With a door leading from the landing, W/C, hand wash basin into vanity unit, corner shower with waterfall feature, double glazed window to side and a heated towel rail.

### Garden

With multiple doors leading from the property, wooden decking, rear lawn, and shrubbed borders





Road Map



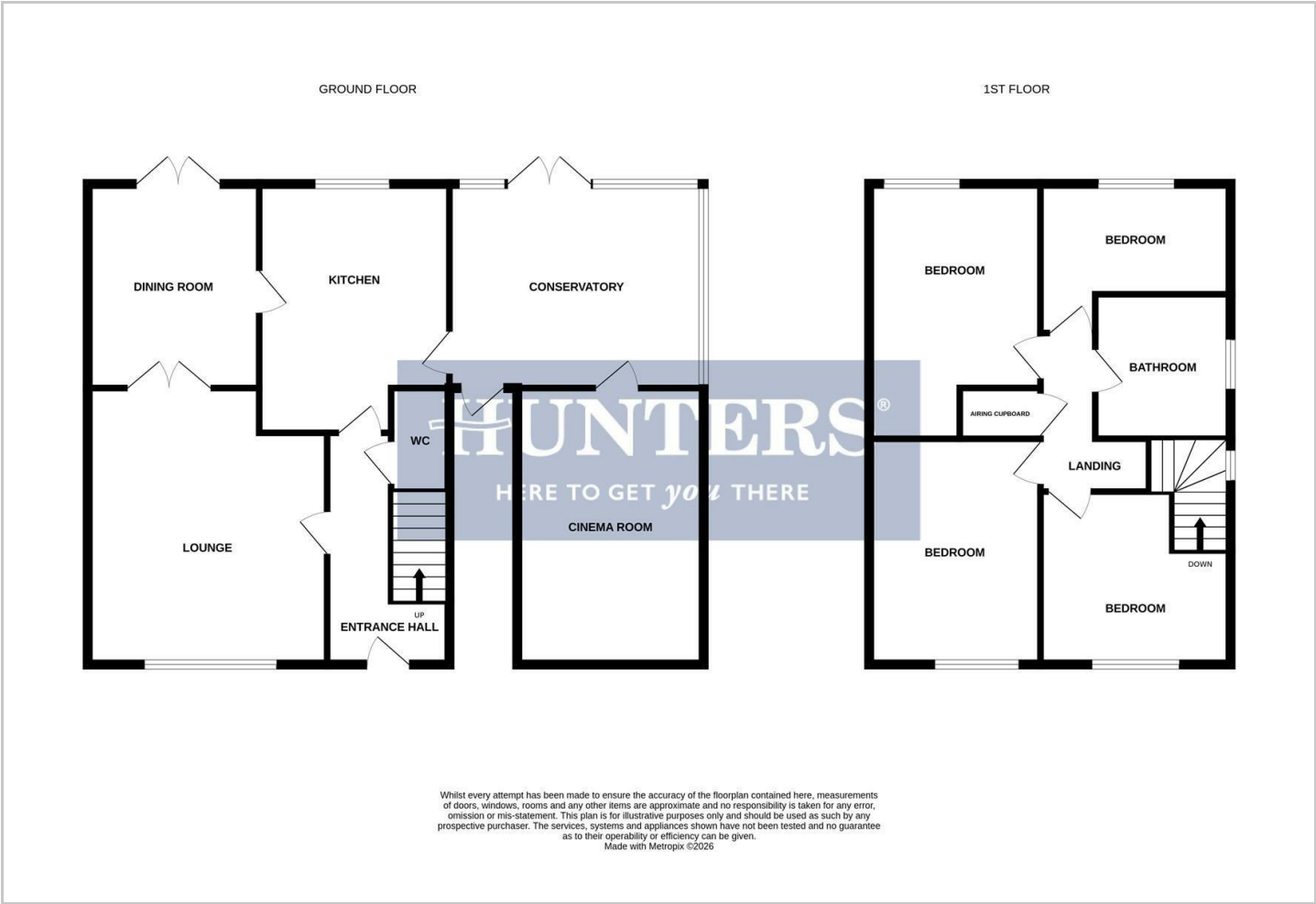
Hybrid Map



Terrain Map



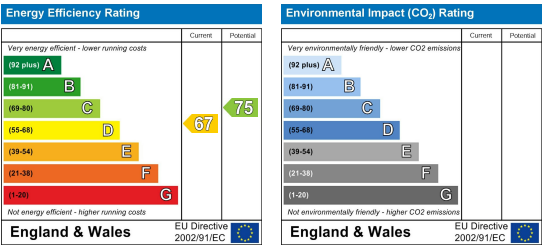
Floor Plan



Viewing

Please contact our Hunters Stourbridge Office on 01384 443331 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.